

**THE BOROUGH OF CLARKS SUMMIT
PLANNING COMMISSION
WEDNESDAY, SEPTEMBER 17, 2014**

AGENDA

The September Regular Meeting of the Planning Commission was conducted on Wednesday, September 17, 2014 at approximately 7:03 P.M. The Meeting was held in Borough Council Chambers, 2nd Floor, 304 South State Street, Borough of Clark's Summit, County of Lackawanna and Commonwealth of Pennsylvania. Chairman John Durdan called the meeting to order.

Members in attendance were Mr. John Durdan, Mr. Ed Yasinkas, Mr. John Recicar, Mr. Carson Helfrich, CEO Lori Harris, Mr. Chris O'Boyle and Mr. Len Wesolowski arrived at 7:07. Recording Secretary Ms. Virginia Kehoe and Mr. Mike Cowley were absent.

APPROVAL OF THE AGENDA:

Ed Yasinkas made the first motion to approve the agenda, seconded by John Recicar, vote was 4-0.

APPROVAL OF MINUTES:

September 13, 2013: John Recicar made the first motion to approve the minutes, seconded by Ed Yasinkas, vote was 4-0.

October 16, 2013: John Recicar made the first motion to approve the minutes, seconded by Chris O'Boyle, vote was 4-0.

December 18, 2013: Ed Yasinkas made the first motion to approve the minutes, seconded by Chris O'Boyle, vote was 4-0.

COMMUNICATIONS:

PUBLIC INPUT/COMMENT:

SITE PLANS AND RE-SUBDIVISIONS:

OLD BUSINESS:

Update on Highland Real Estate: Code Enforcement Officer Lori Harris stated that all conditions have been met. John Durdan stated that construction has started. It

Possible Amendments:

Food Trucks: John Durdan suggested reading over the definitions in the Ordinance and made sure it's ready to be passed down to Council. Instead of having a separate Ordinance, they blended this into the Peddlers Ordinance, made updates to the Peddler's Ordinance. License requirement, background check is also done, insurance, waiting period. Some exemptions do apply. John Durdan made the first motion to recommend

for approval the changes that were made this evening, to update the Peddler Ordinance to include Food Trucks, seconded by Len Wesolowski, vote was unanimous 5-0.

Trash – left at curb: What size is used for garbage cans? J. P. Mascaro collects the garbage for the residential area. Some businesses also contract with them. That is between the hauler and the customer. Remove the container size from the Ordinance. This Ordinance will provide time guidelines for the repeat offenders. Ed Yasinskas made the first motion to recommend the Waste Storage Ordinance for approval by Council, seconded by John Recicar, vote was unanimous 5-0.

Newsracks: This has been discussed, and changes had been made. Len Wesolowski made the first motion to recommend the Newsrack Ordinance with changes discussed for approval by Council, seconded by Chris O'Boyle, vote was 4-1, with Ed Yasinskas voted no.

NEW BUSINESS:

Childcare as an accessory use: Lori Harris received a phone call from someone who lives on Winola Road in an R2 Zoning District who was thinking about having a daycare in her home. She can watch 1-3 unrelated children without a permit. If there are 4-6 unrelated children this would fall under an accessory use, but it is not listed as an accessory use. If we make a change to the Zoning Ordinance then that amendment would have to go to the county for review. This could be also be used under home occupation. They would need a permit from Lori Harris is there were 4-6 kids. We will leave it as is right now.

Not sure what is happening with the Nuisance Ordinance. Neighborhood Preservation was also asked about. Not sure what is needed with these Ordinances. Check with Virginia Kehoe.

SAPA Meeting: Scranton accepted the plan, will progress with the plan.

CVS: Lori Harris stated that they have a highway occupancy permit through Penndot, don't believe there are additional lights to be set up. They do not need to come back to the Planning Commission.

ADJOURNMENT:

Len Wesolowski made the first motion to adjourn, seconded by Chris O'Boyle, motion was unanimous 5-0.